



# CLACLS

Center for Latin American, Caribbean & Latino Stud-

## Demographic, Economic, and Social Transformations in Bronx Community District 5:

Fordham, University Heights,  
Morris Heights and Mount Hope,  
1990 – 2009

Astrid S. Rodríguez  
Ph.D. in Educational Psychology

Center for Latin American,  
Caribbean & Latino Studies

Graduate Center  
City University of New York  
365 Fifth Avenue  
Room 5419  
New York, New York 10016

212-817-8438

[clacls@gc.cuny.edu](mailto:clacls@gc.cuny.edu)

<http://web.gc.cuny.edu/lastudies>



The Center for Latin American, Caribbean and Latino Studies is a research institute that works for the advancement of the study of Latin America, the Caribbean, and Latinos in the United States in the doctoral programs at the CUNY Graduate Center. One of its major priorities is to provide funding and research opportunities to Latino students at the Ph.D. level.

The Center established and helps administer an interdisciplinary specialization in Latin American, Caribbean and Latino Studies in the Masters of Arts in Liberal Studies program.

The Latino Data Project was developed with the goal of making information available on the dynamically growing Latino population of the United States and especially New York City through the analysis of extant data available from a variety of sources such as the U.S. Census Bureau, the National Institute for Health, the Bureau of Labor Statistics, and state and local-level data sources.

All Latino Data Project reports are available at <http://web.gc.cuny.edu/lastudies/>

For additional information you may contact the Center at 212-817-8438 or by e-mail at [clacls@gc.cuny.edu](mailto:clacls@gc.cuny.edu).

Staff:

Laird W. Bergad, Distinguished Professor, Latin American and Puerto Rican Studies, Lehman College, Ph.D. Program in History, Executive Director, CLACLS

Teresita Levy, Assistant Professor, Latin American and Puerto Rican Studies, Lehman College, Associate Director

Laura Limonic, Administrative Director

Marcela González, Research Associate

Lawrence Capello, Research Associate

Justine Calcagno, Quantitative Research Associate

Copyright @ 2012  
Center for Latin American, Caribbean and Latino Studies  
Room 5419  
Graduate Center  
City University of New York  
365 Fifth Avenue  
New York, New York 10016  
212-817-8438  
[clacls@gc.cuny.edu](mailto:clacls@gc.cuny.edu)  
<http://web.gc.cuny.edu/lastudies>

This report analyzes changes among the top five Latino national subgroups over the period between 1990 and 2009 in New York City Community District 5 of the Bronx, which comprises the neighborhoods of Fordham, University Heights, Morris Heights, and Mount Hope. A profile of demographic and socioeconomic characteristics including population distribution, age, homeownership, income, educational attainment, employment, and citizenship is the focus of this report. These characteristics are compared, whenever appropriate, with those of the other major racial/ethnic components of the Bronx population -- non-Hispanic Whites, non-Hispanic Blacks, and Asians. The term Latino and Hispanic will be used interchangeably throughout this report.<sup>1</sup>

Hispanics are becoming an increasingly larger percentage of the population in the United States. The Latino population has tripled between 1990 and 2009 to over 46 million persons at the national level (See Table 1). Approximately 75% of the total Hispanic population lived in eight states in 2009 including California (28.3%), Texas (18.9%), Florida (8.2%), New York (6.8%), Arizona (4.2%), Illinois (4.1%), New Jersey (3.0%), and Colorado (2.1%). It is projected that by 2050, Hispanics will become over 30% of the total U.S. population.<sup>2</sup> In New York State, nearly 17% of the population was of Hispanic origin in 2009; and in New York City about 29% of all residents were Latinos.

New York State has the fourth largest Hispanic population in the nation. Over 72% of all Latinos in the state reside in the New York City Metropolitan area. In the borough of the Bronx, the neighborhoods comprising Community District 5 have the third highest concentration of Latinos in the borough and the fifth highest concentration in New York City.

Since 1990, the Latino population in this particular community district has increased steadily. As indicated in Figure 1, in 1990 Latinos accounted for approximately 57% of the total population in this district, 64% in 2000, and approximately 68% in 2009. On the other hand, the concentration of other racial/ethnic groups in this community district decreased over the 19-year period examined. The non-Hispanic Black population showed the greatest decrease, from 38% in 1990 to 30% in 2009, whereas the percentage of the population who are non-Hispanic White and Asian decreased from approximately 2% in 1990 to 1% in 2009.

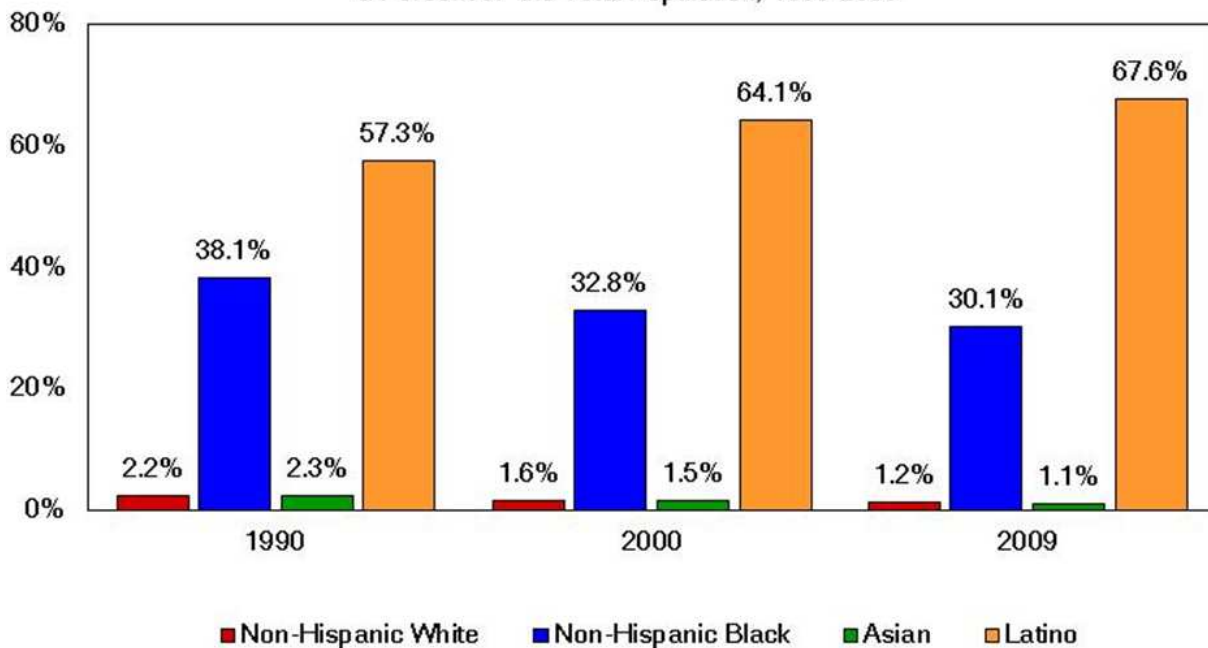
Table 1  
Hispanics as Percentage of Total Population of the U.S. and  
New York State, 1980 - 2009

	1980	1990	2000	2009
United States	226,545,805	248,709,873	281,421,906	307,006,550
Hispanic	14,608,673	22,354,059	35,305,818	48,419,324
% Hispanic	6.4%	9.0%	12.5%	15.8%
New York State	17,558,072	17,990,445	18,976,457	19,541,453
Hispanic	1,660,901	2,214,026	2,867,583	3,274,385
% Hispanic	9.5%	12.3%	15.1%	16.8%

<sup>1</sup> Data in this report were derived from Integrated Public Use Microdata Series, available at <http://www.usa.ipums.org> for the corresponding years. This report analyzes data from PUMAS 05004 (1990) and 03707 (2000/2009) in the Bronx.

<sup>2</sup> U.S. Census Bureau, August 2008. Table 4: Projections of the Population by Sex, Race, and Hispanic Origin for the United States: 2010 to 2050 (NP2008-T4). Retrieved from <http://www.census.gov/population/www/projections/summarytables.html>

Figure 1  
Racial/Ethnic Groups in the Bronx Community District 5 as a Percent of the Total Population, 1990-2009



In the period between 1990 and 2009, the relative distribution of the five largest Latino shifted significantly. (See Figures 2 and 3). One trend has been the decline of Puerto Ricans who in 1990 comprised 56% of the community’s Latinos. In 2009 they had dropped to 30%. This was paralleled by the increase of Dominicans from 29% of all Latinos in 1990 to 52% in 2009. Mexicans also grew significantly from only 2% in 1990 to 9% of all community Latinos in 2009. Ecuadorians and Cubans increased as well but comprised only a small portion of the Latino population.

Latinos in the Bronx’s Community District 5 had a median age of 25 years in 2009. (See Figure 4). As a group, Latinos tend to be younger than Asians, non-Hispanic Whites, and non-Hispanic Blacks. Among Latinos, Puerto Ricans and Mexicans tend to be younger than other Latinos, while Cubans as a group tend to be considerably older than other Latinos.

### Homeownership

The majority of the population in the Bronx’s Community District 5 lived in rented houses or apartments, and the percentage of people owning their homes decreased steadily in the years between 1990 and 2009. (See Figures 5, 6, and 7). Approximately 4.5% of the total population owned their homes in 2009, reflecting a 25% decrease in the number of people that owned their homes since 2000.

The percentage of Latinos who owned their homes has been lower in comparison to other racial/ethnic groups with the exception of Asians. In 2009, 3% of the Latino population owned their homes compared to 9% of the non-Hispanic White population, and 6% of the non-Hispanic Black population.

Figure 1  
Racial/Ethnic Groups in the Bronx Community District 5 as a Percent of the Total Population, 1990-2009

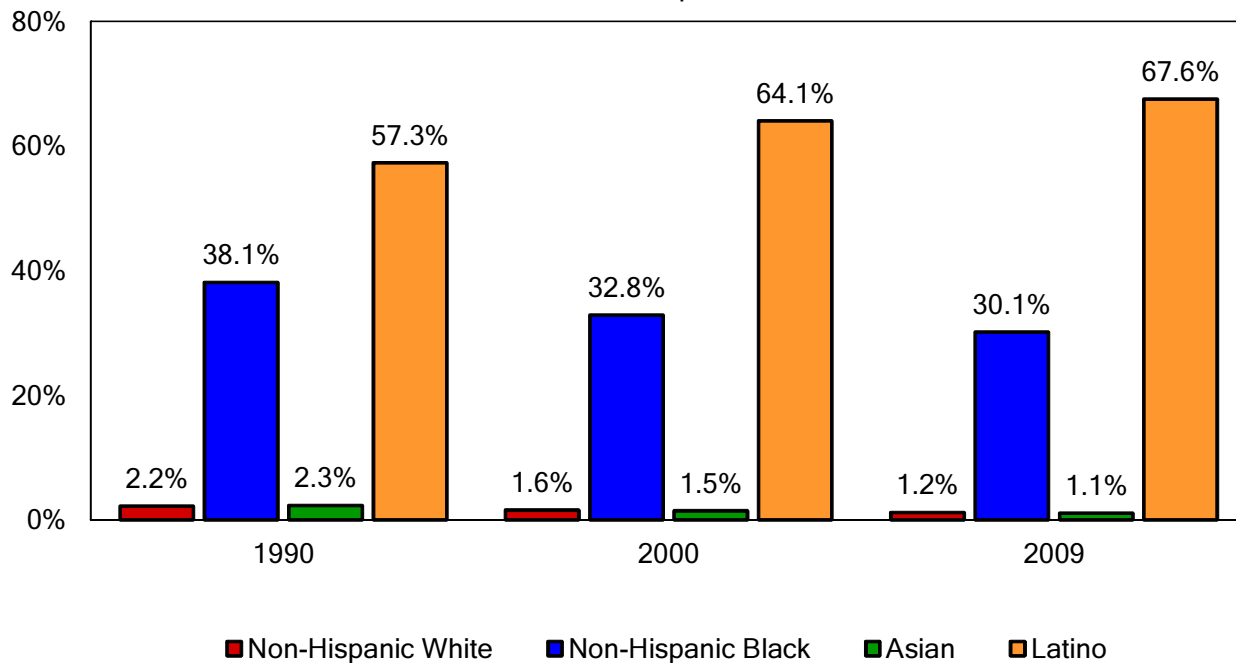


Figure 2  
Total Population, Total Latinos, and Latino Nationalities in the Bronx Community District 5, 1990-2009

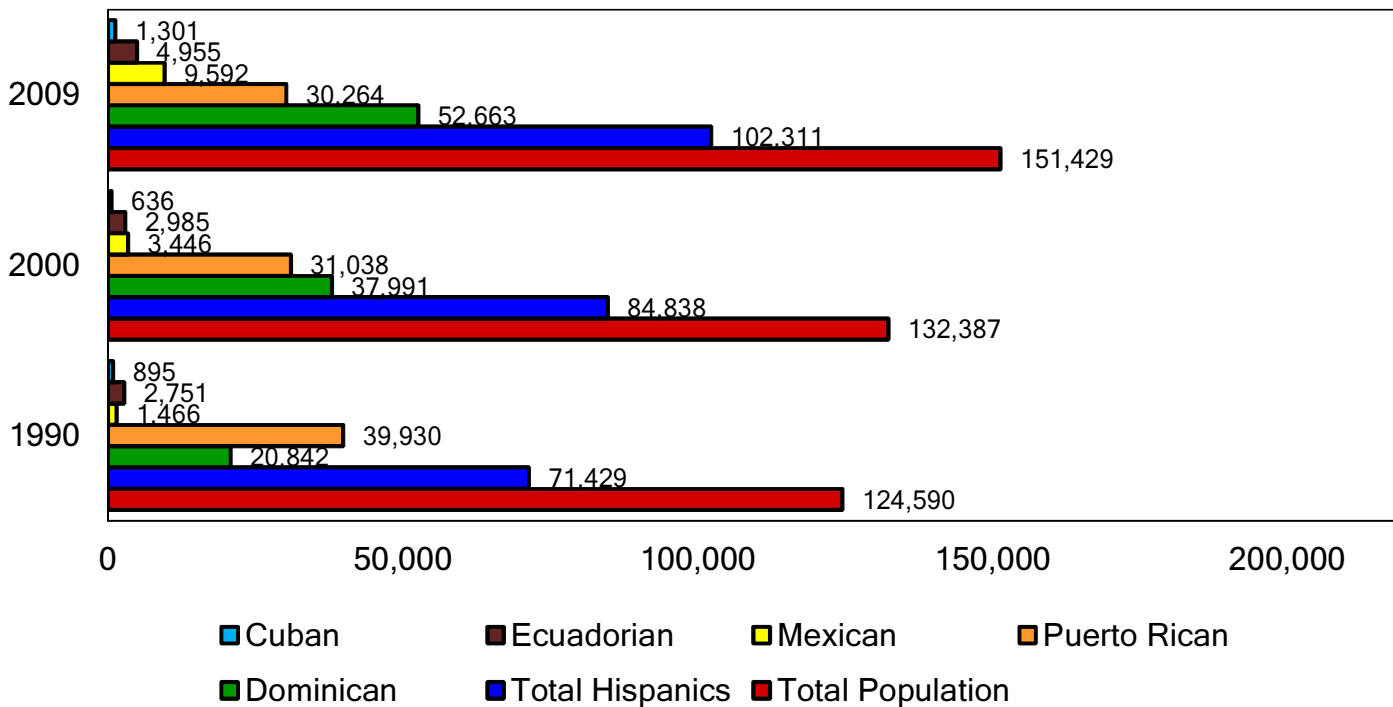


Figure 4  
 Median Age of Population in the Bronx Community District 45  
 by Latino Nationality and Racial/Ethnic Group, 2009

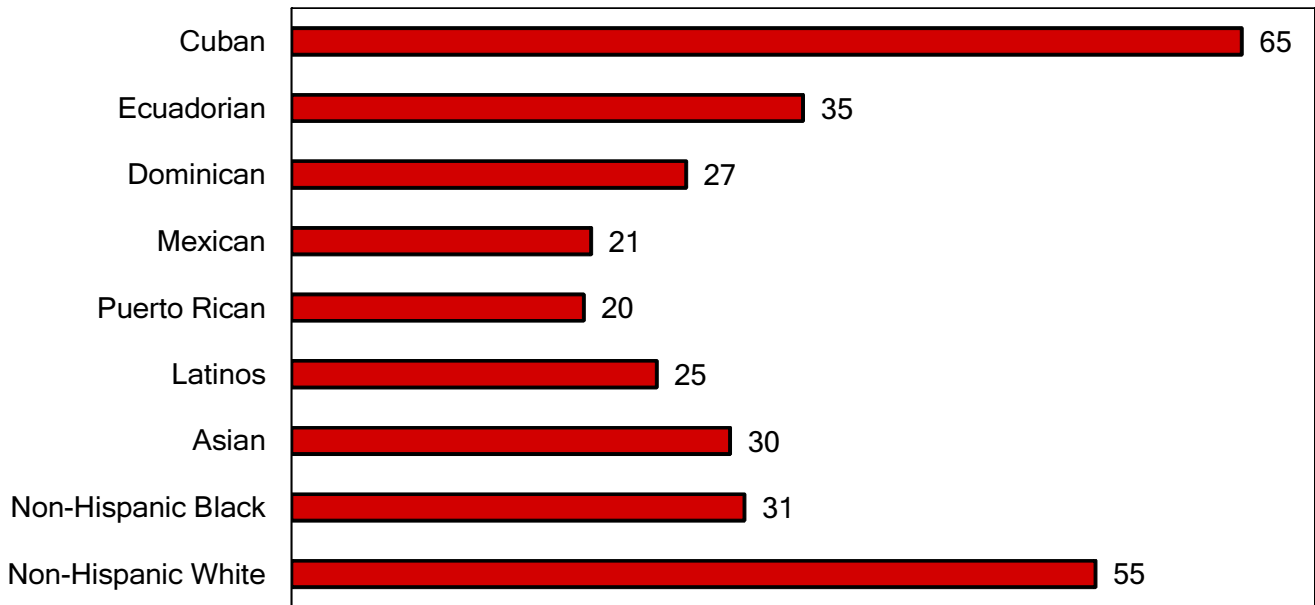


Figure 5  
 Homeownership and Rental Rates in the Bronx Community District 5  
 for the Total Population, 1990-2009

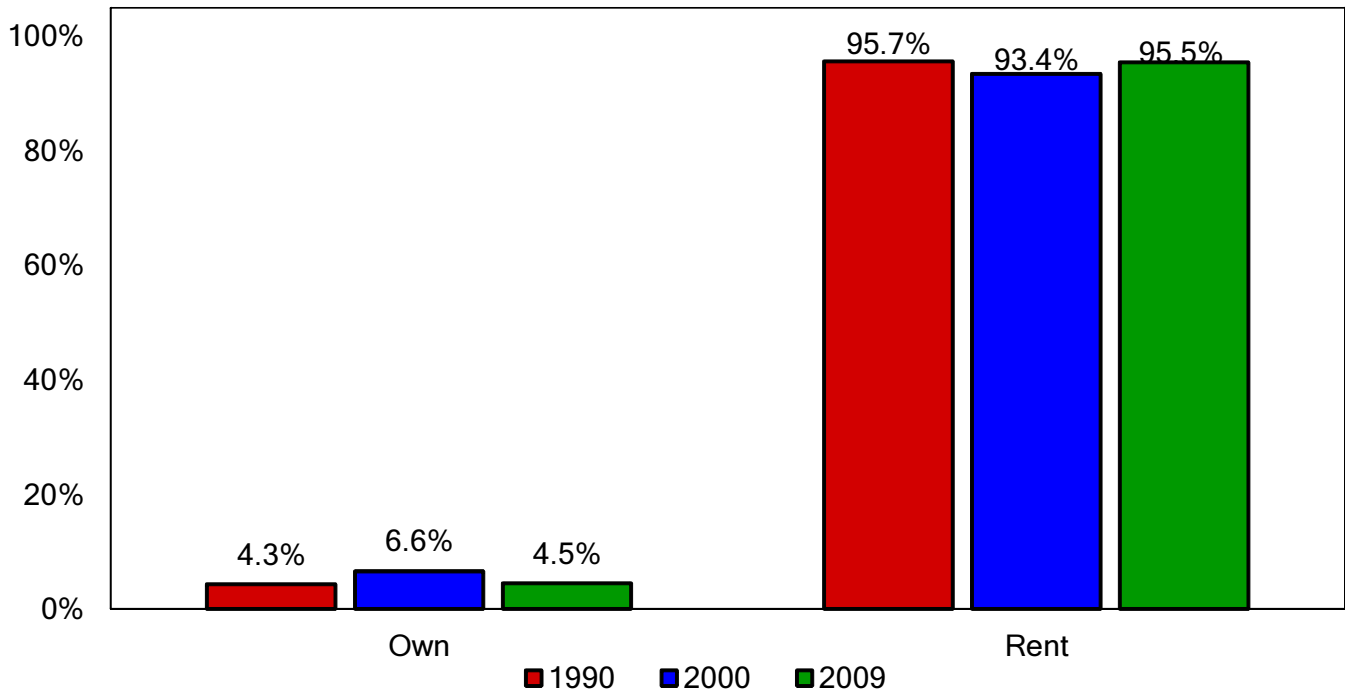


Figure 6  
Homeownership in the Bronx Community District 5  
by Racial/Ethnic Group, 1990-2009

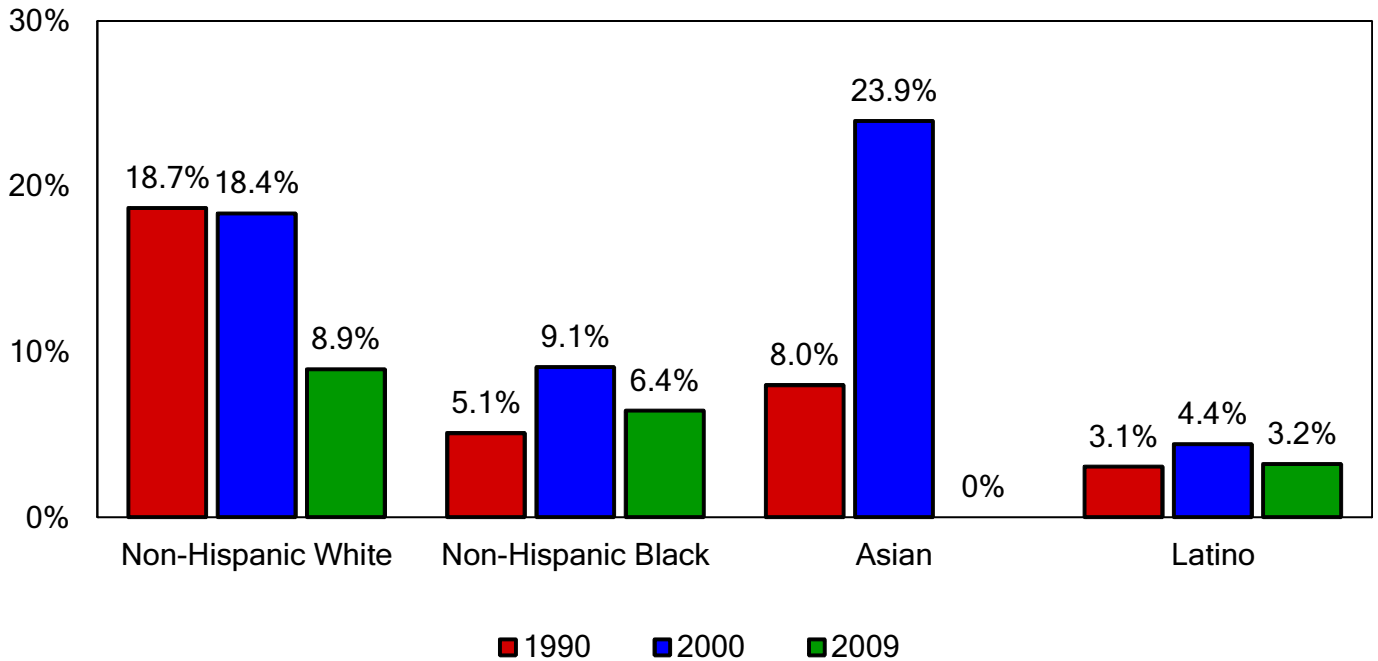
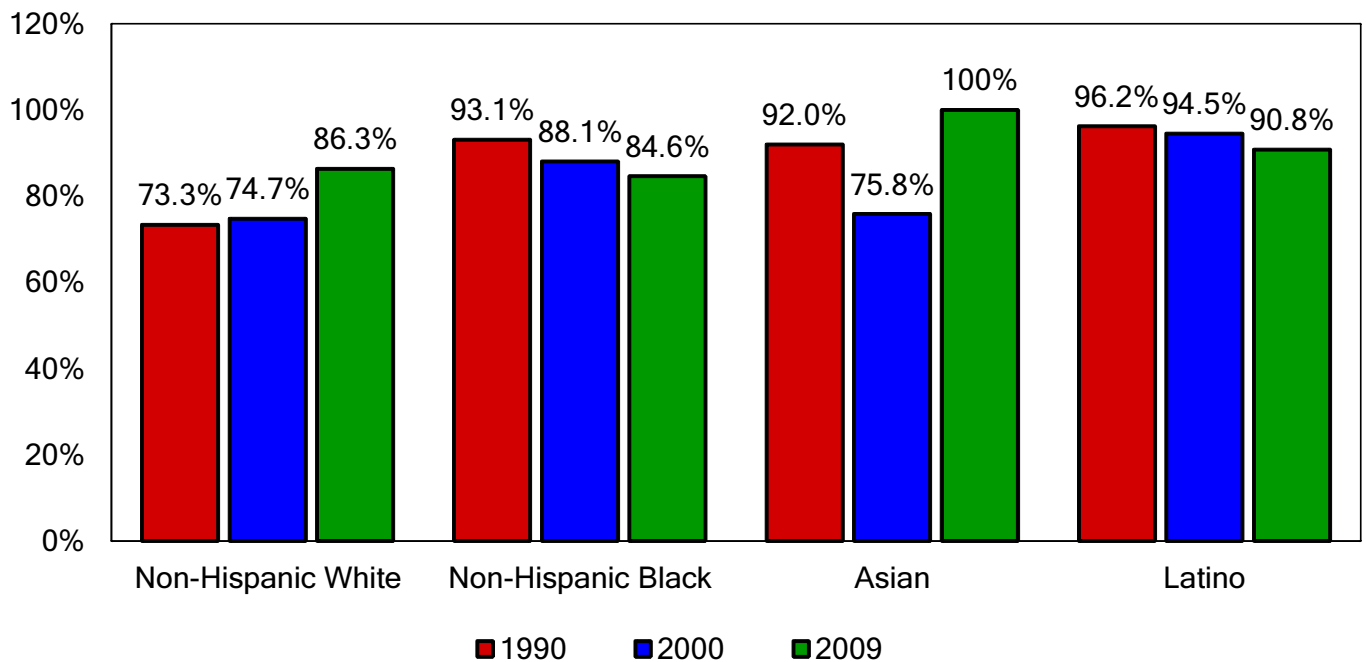


Figure 7  
Rental Rates in the Bronx Community District 5  
by Racial/Ethnic Group, 1990-2009



Homeownership patterns for the Latino population reflected those of the total population, but with variations among nationalities. Figures 8 and 9 indicate that among Latino national subgroups, Cubans had the highest rate of homeownership in 2009 (9.5%), followed by Dominicans (4.5%), and Puerto Ricans (2.6%). Homeownership rates among the other nationalities were less than 1%. The precise reasons for the disparities in homeownership are unknown and not revealed by the data analyzed.

Figure 8  
Homeownership in the Bronx Community District 5  
by Latino Nationality, 1990-2009

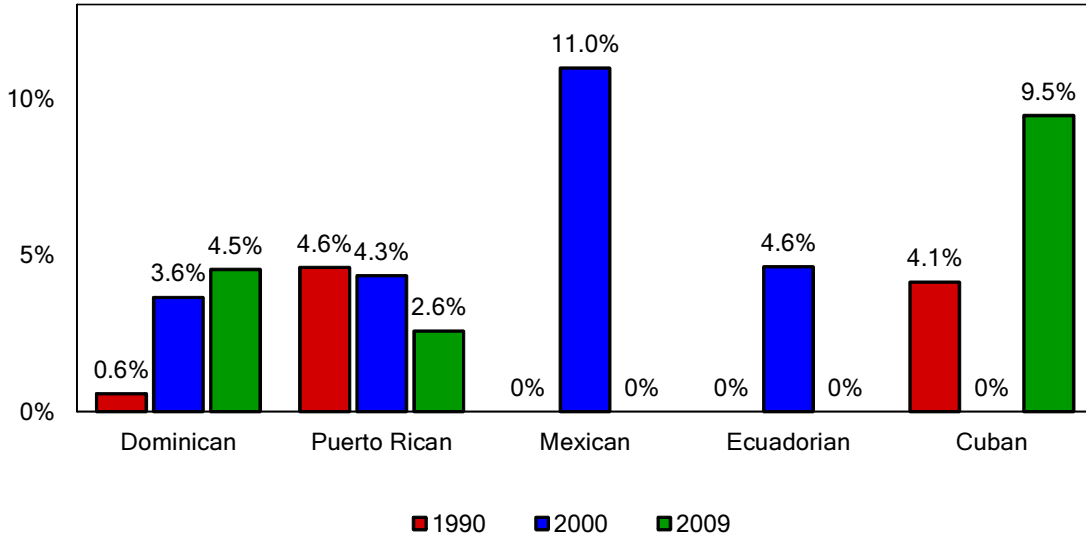
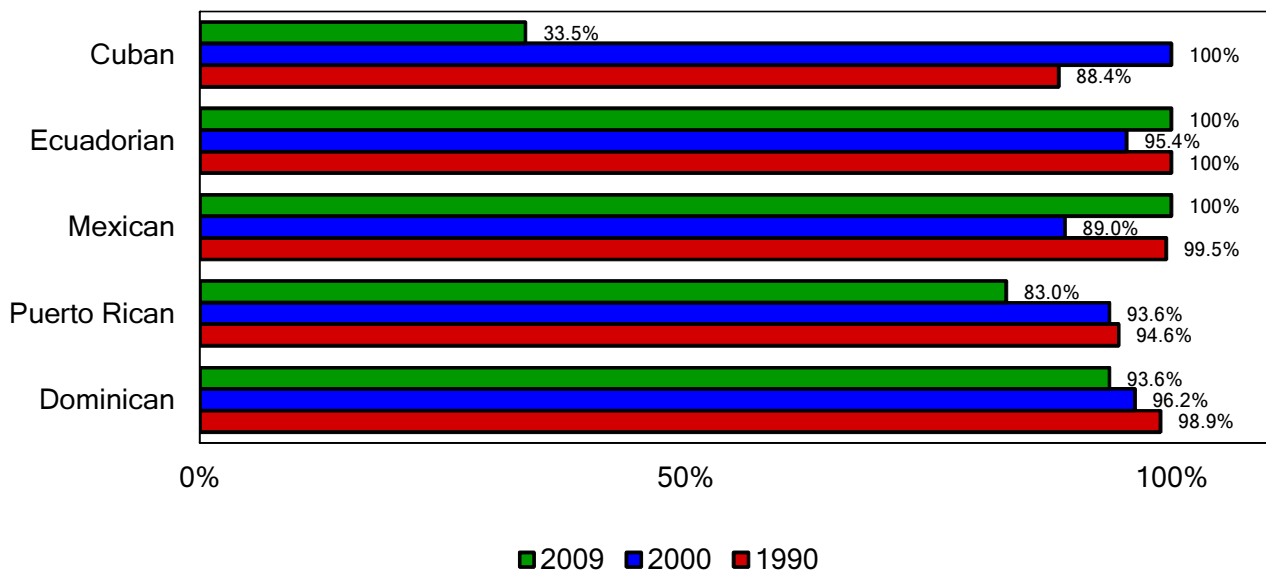


Figure 9  
Rental Rates in the Bronx Community District 5  
by Latino Nationality, 1990-2009

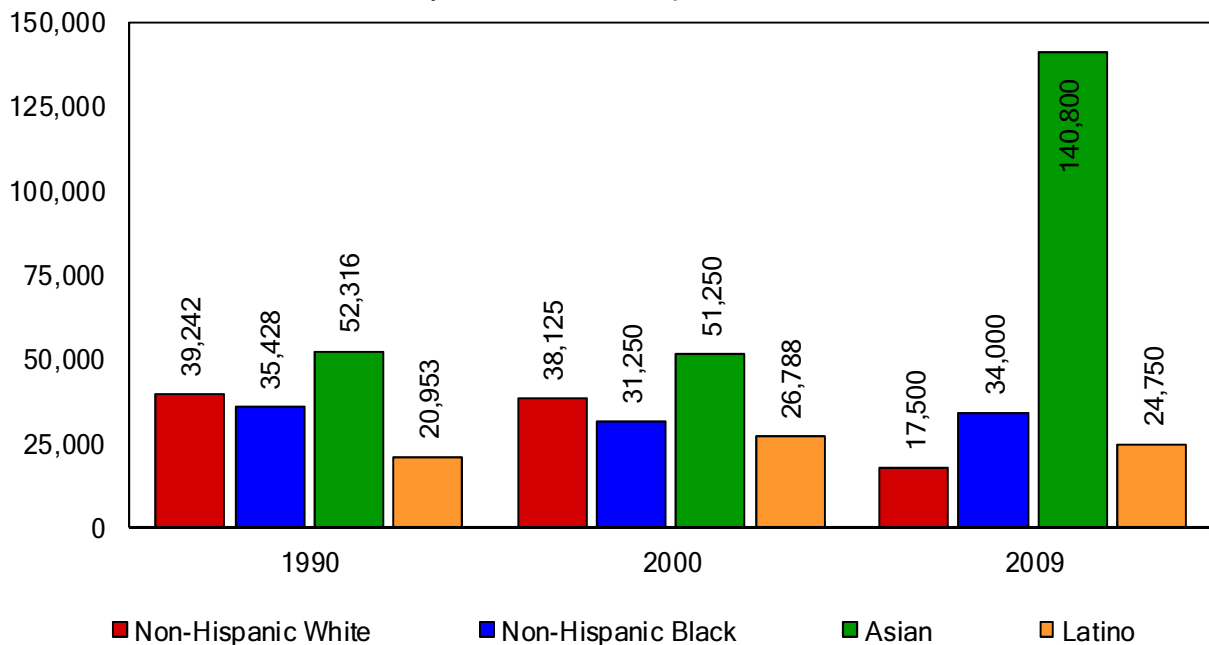




Economic Characteristics

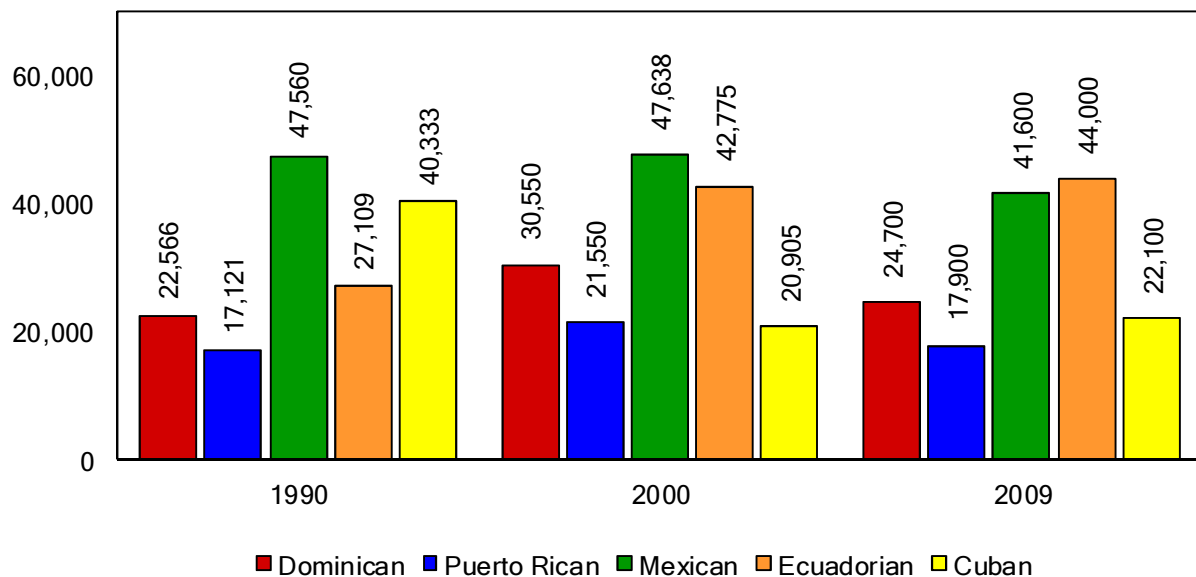
As indicated in Figure 10, the annual median family income among all major racial/ethnic groups in the Bronx’s Community District 5 increased from 1990 to 2009, with the exception of non-Hispanic Whites, ranging between \$12,777 and \$31,900 in 1990 and between \$17,500 and \$140,800 in 2009. Asians had the highest median family income in 2009 (\$140,800). While Latinos had the lowest median family income in 1990, they had the second lowest median family income in 2009 (\$25,750). Non-Hispanic Whites had the lowest reported median family income in 2009 (\$17,500), but this figure may be due in large part to the small sample size.

Figure 10  
Median Family Income in the Bronx Community District 5  
by Racial/Ethnic Group, 1990-2009



Median family income data for the top Latino subgroups are indicated in Figure 11. The data indicate some fluctuation for Latino subgroups in median family income from 1990 to 2009. In 2009, Ecuadorians' median family income was \$44,000, a more than 60% rise from their low in 1990, Colombians had the highest median family income in both 1990 and 2009. Mexicans represented the third highest-earning subgroup, with a reported median family income of \$41,600. None of the subgroups experienced an absolute decline in income from the total period of 1990 to 2009.

Figure 11  
Median Family Income in the Bronx Community District 5  
by Latino Nationality, 1990-2009

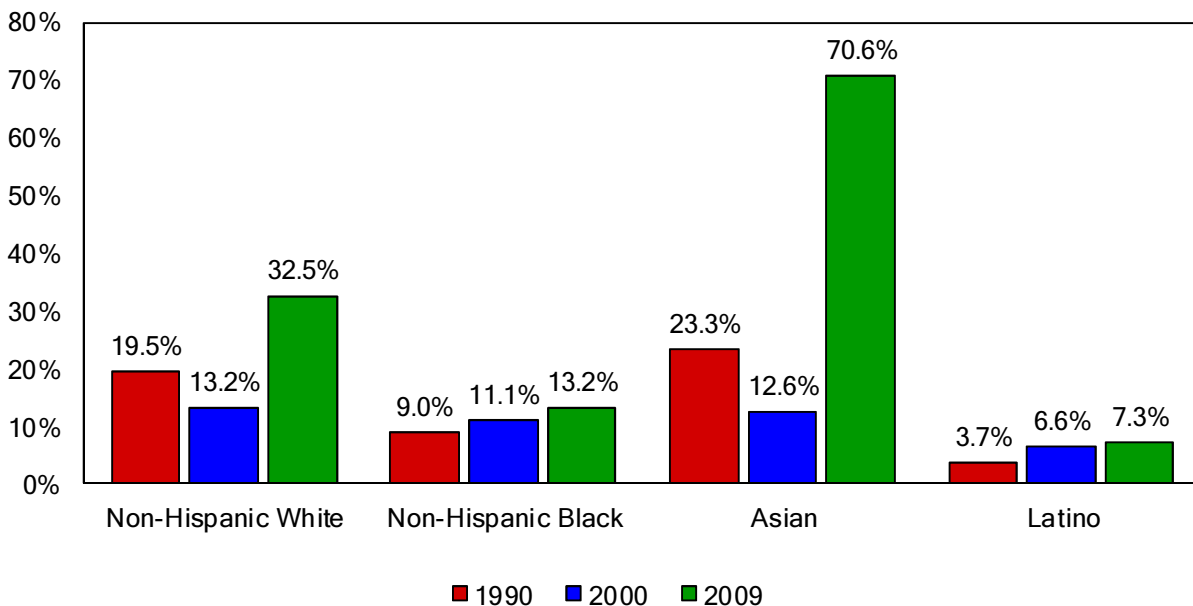


Social Characteristics

Education

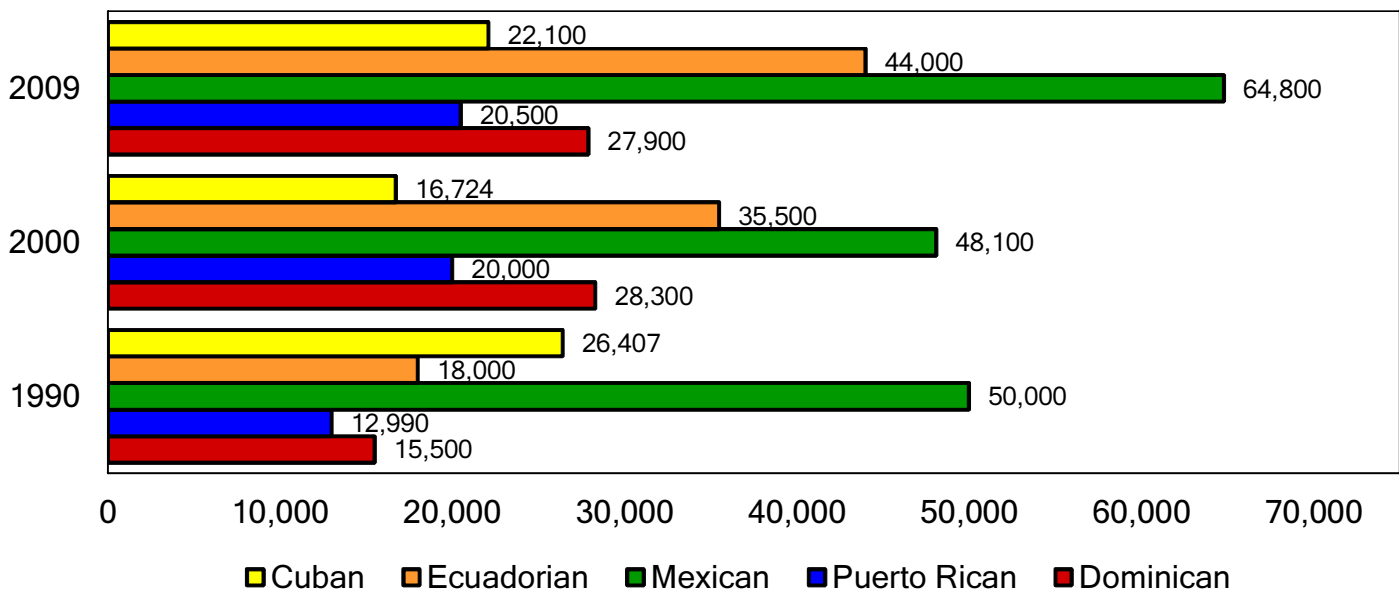
When considering educational attainment data it must be kept in mind that the sample sizes for all racial/ethnic groups compared to that of Latinos was fairly small and this may have distorted the data somewhat. Nevertheless, Figure 14 shows that percent of individuals age 25 and older who attained a B.A. or higher degree since 1990 increased among all racial/ethnic groups in the Bronx’s Community District 5. Among non-Hispanic Whites, 19.5% of its population age 25 and above had attained a Bachelor’s or higher degree of education in 1990 and this increased to 32.5% in 2009. Likewise, among Non-Hispanic Blacks, the percentage of its population attaining a B.A. or higher degree increased from 9% in 1990 to 13% in 2009. Among Latinos, the percentage of its population attaining a B.A. or higher degree rose from approximately 4% in 1990 to 7% in 2009. Asians had the highest percentage of individuals 25 years of age and older who had attained a Bachelor’s or higher degree of education, with 71% of its total population age 25 and over acquiring a B.A. or higher degree in 2009 compared to 23% in 1990. As indicated previously, Asians also had the highest median family and household incomes reported. In comparison, non-Hispanic Whites had the second highest percentage of individuals 25 years of age and older who had attained a Bachelor’s or higher degree of education and the lowest family and household incomes reported

Figure 12  
Percent of the Population in the Bronx Community District 5 Age 25 and Older with a B.A. or Higher Degree by Racial/Ethnic Group, 1990-2009



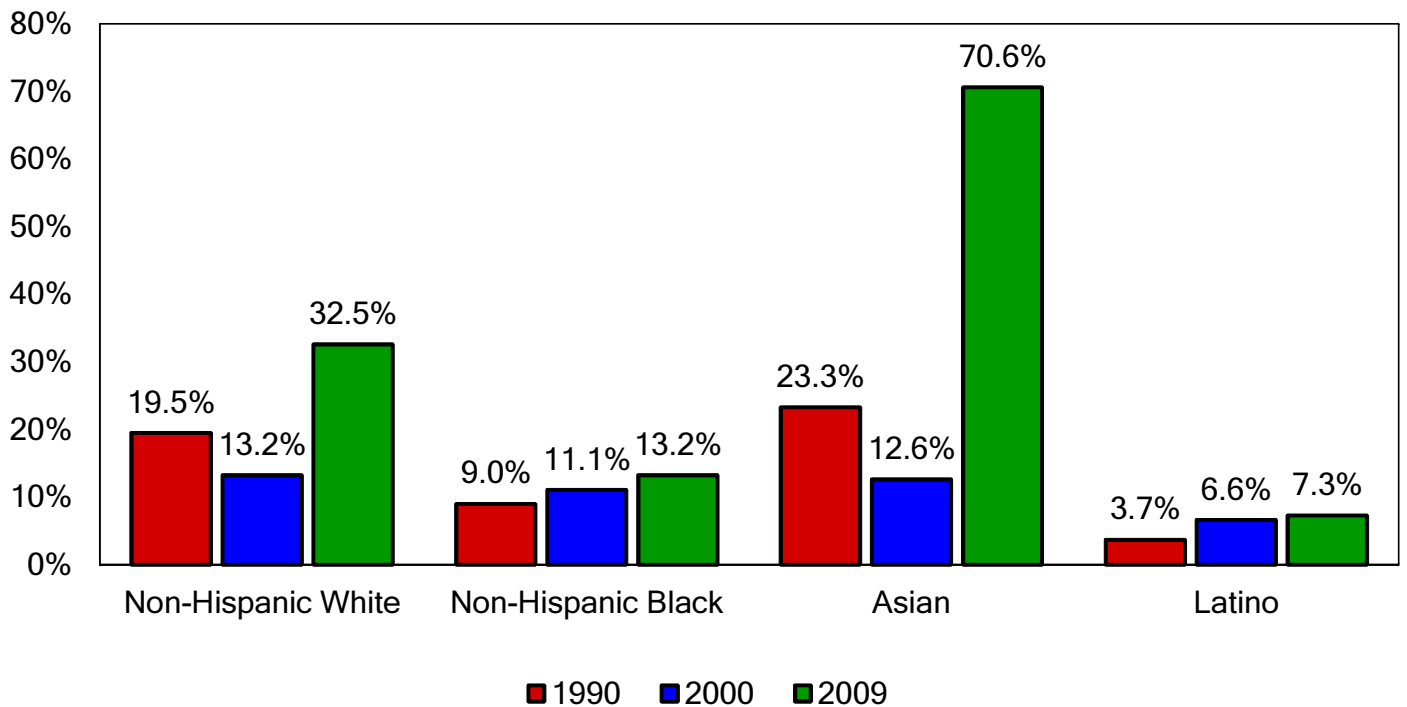
As with the total population, there were also fluctuations in the educational attainment levels among Latino national groups in the community district. (See Figure 13). When considering educational attainment data for Latino subgroups, it must also be kept in mind that the largest sample sizes were available for Dominicans and Puerto Ricans. In 2009, Dominicans had the highest percentage of individuals 25 years of age and over who had attained a B.A. or higher degree (8%), followed by Puerto Ricans (7%). The precise reasons for the disparities in educational attainment and income across 1990-2009 are unknown and not revealed by the data analyzed, but are likely due in large part to sample size.

Figure 13  
Median Household Income in the Bronx Community District 5  
by Latino Nationality, 1990-2009



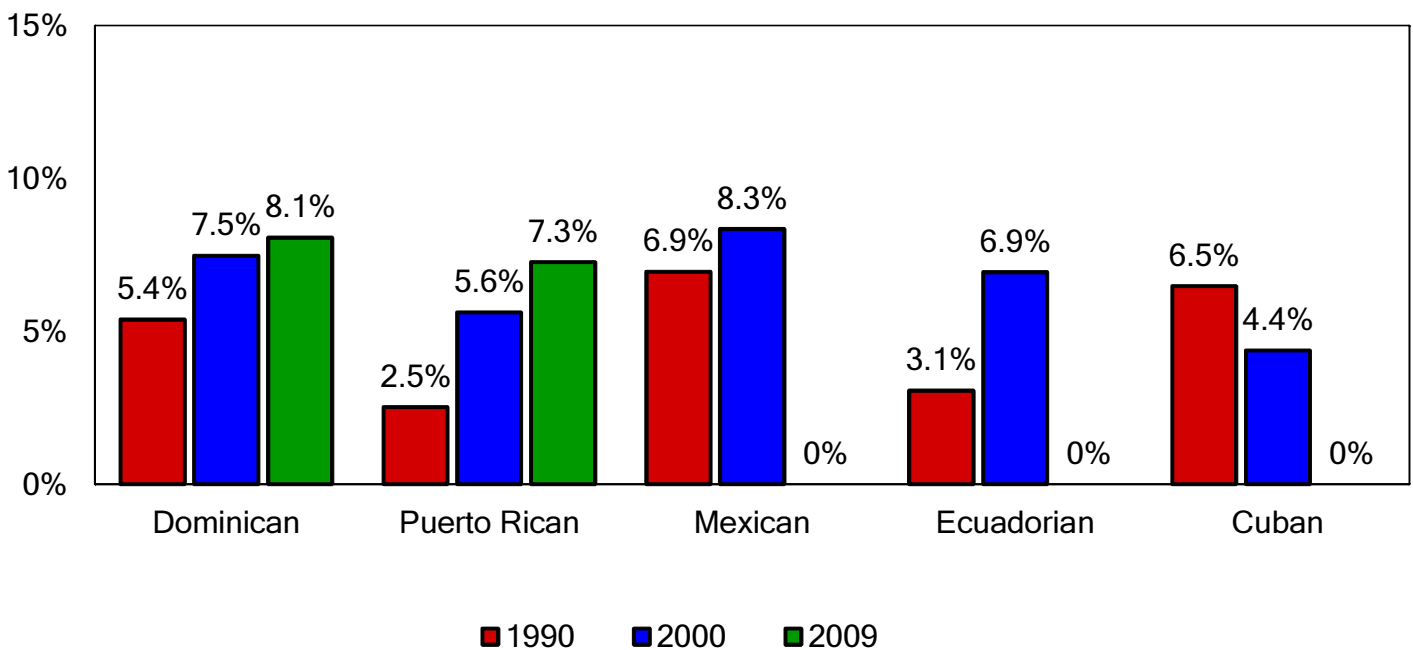
Generally it has been found that females of all racial/ethnic groups tend to have higher educational attainment levels than males. However, in the particular community district examined here, males had higher educational attainment levels than females although in the years between 1990 and 2009 the percentage of both males and females attaining higher levels of education increased. (See Figure 14). In 1990, approximately 8% of all males and 4% of all females in the general population age 25 and older had a B.A. or higher degree. In 2009, the percentage of males in the general population with similar educational achievement levels decreased to approximately 10%, and the percentage of females attaining a B.A. or higher degree decreased to approximately 6%. (see Figure 14)

Figure 14  
Percent of the Population in the Bronx Community District 5 Age 25 and Older with a B.A. or Higher Degree by Racial/Ethnic Group, 1990-2009



Overall, the percentage of Latino males and females at or above age 25 who had a Bachelor’s or higher degree was lower than that for the general population throughout 1990-2009. In 1990, the percentage of individuals 25-years of age and older achieving a B.A. or higher degree was 4.5% among males and 1.7% among females. In 2000, the percentage of males 25-years of age and older achieving a B.A. or higher degree increased to 6%, while among females it increased to 4%. By 2009, the percentage of males 25-years of age and older achieving a B.A. or higher degree dropped to 4.8%, while that of females remained relatively constant at 4.4%.

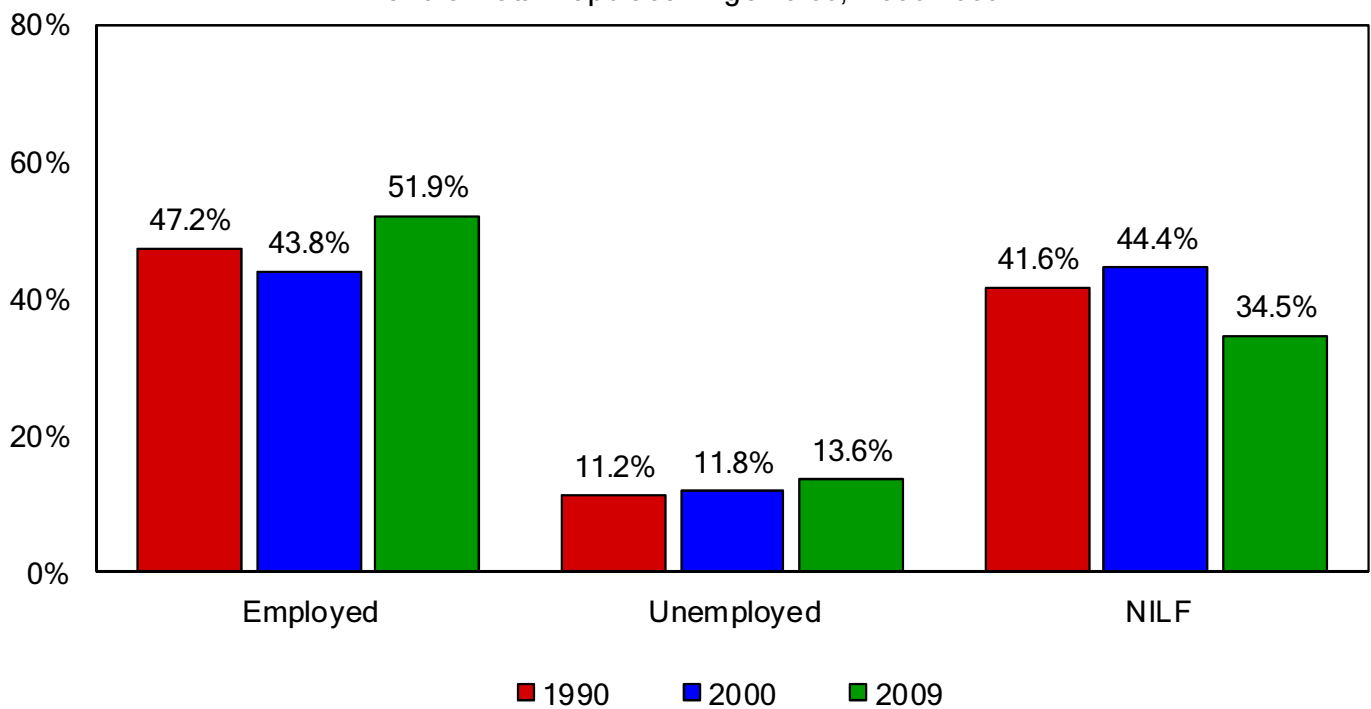
Figure 15  
 Percentage of the Population in the Bronx Community District 5 25 Years of Age and Older with a B.A. or Higher Degree by Latino Nationality, 1990-2009



Employment

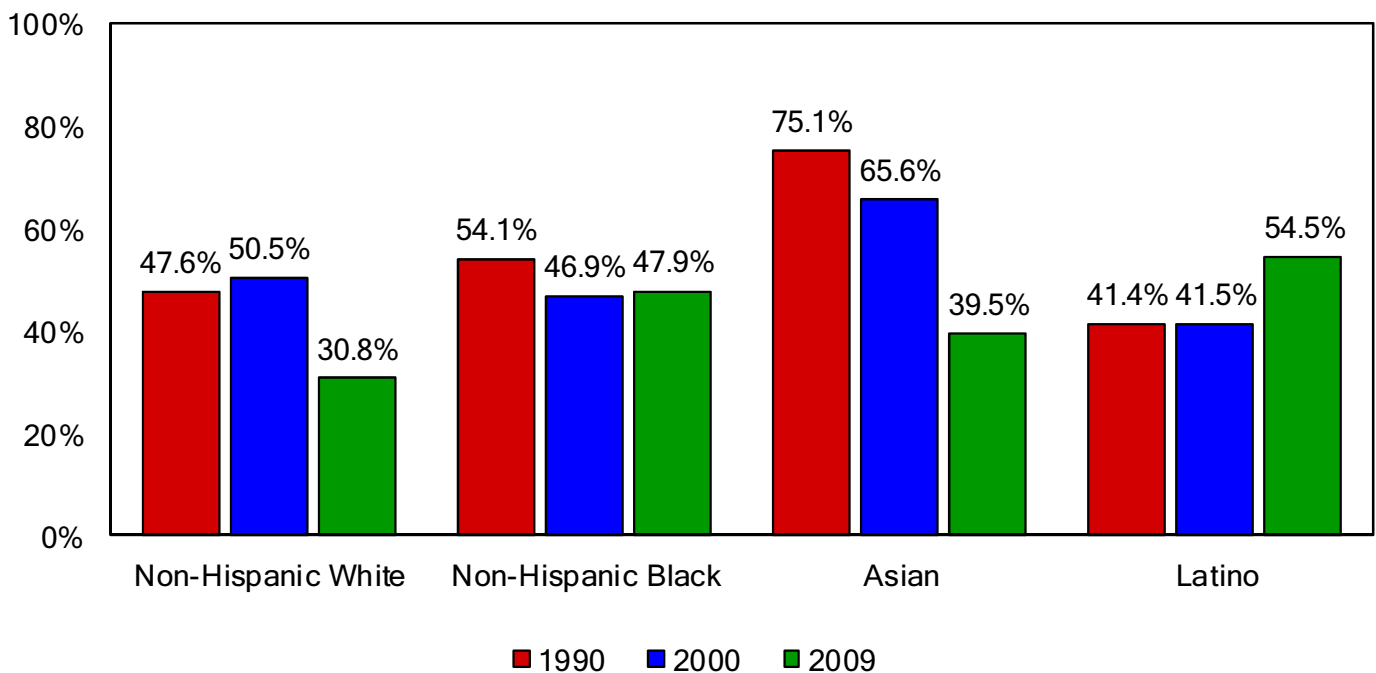
Employment data for the total population revealed an increase in the number of people between 16 and 60 years of age who were employed between 2000 (44%) and 2009 (52%). The percentage of people unemployed also increased from 12% in 2000 to 14% in 2009, whereas the percentage of people not in the labor force decreased from 44% to approximately 36%. No specific reasons are given for those “not in the labor force.” Reasons could range from debilitating illnesses to people who have chosen, for whatever motive, not to seek work, or women who stayed at home to raise children. (See Figure 16).

Figure 16  
Employment Status in the Bronx Community District 5  
for the Total Population Age 16-60, 1990-2009



Employment data in Figure 17 were heavily influenced by sample sizes, which as noted before among non-Hispanic Whites and Asians were fairly small, and thus less reliable than among the non-Hispanic Black and Hispanic population. The figure shows that the percentage of the population employed within each major racial/ethnic group ranged from 31% to 75% across the 19-year period examined. Asians experienced the steepest decline in the percentage of individuals employed, from 75% in 1990 to 40% in 2009. Among non-Hispanic Whites, 31% were employed in 2009 compared to 48% in 1990 and almost 51% in 2000; they also had the lowest employment rate in 2009. Among non-Hispanic Blacks the percentage of individuals employed decreased from 54% in 1990 to 47% in 2000 and remained relatively steady until 2009 (48%). Latinos were they one racial/ethnic group who experienced an increase in percentage of the population employed, increasing from 41% in 1990 to 55% in 2009.

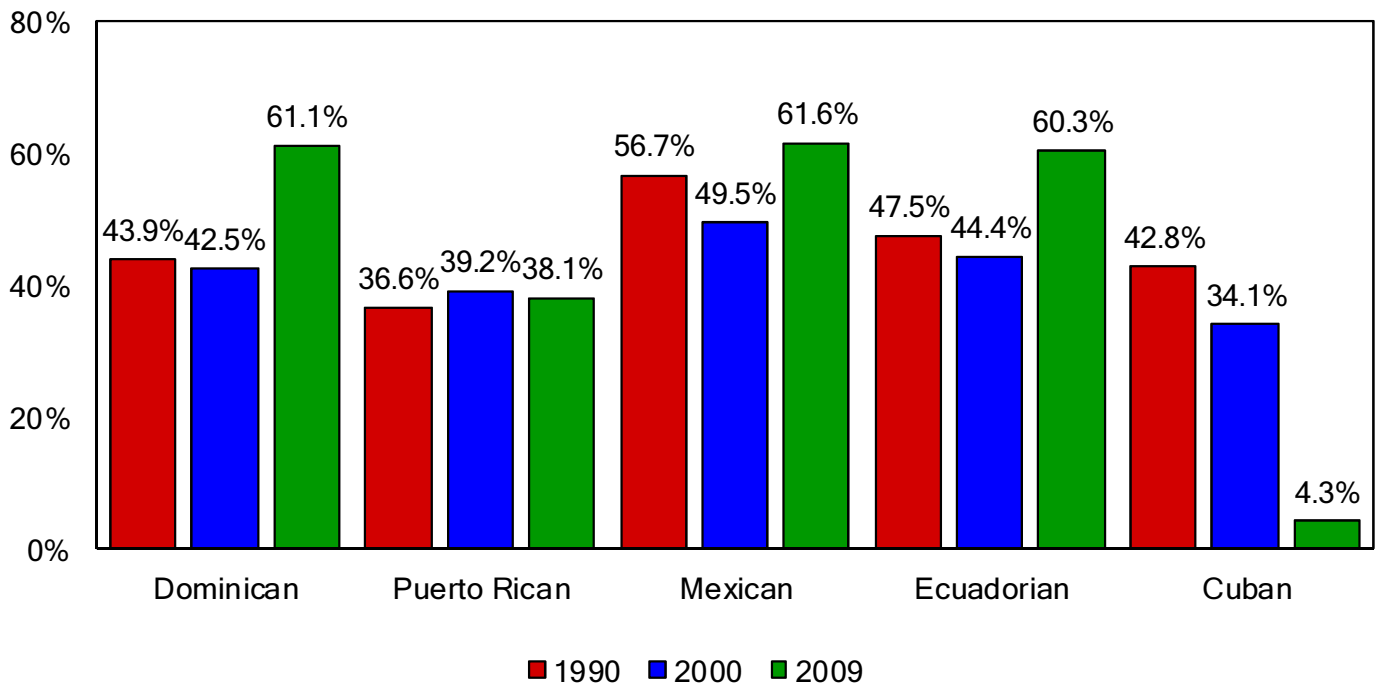
Figure 17  
Percent of the Population Employed in the Bronx Community District 5  
Age 16-60 by Racial/Ethnic Group, 1990-2009





The trends in employment status among the Latino national subgroups were comparable to those found within the total population. About 55% of the Latino population was employed in 2009, 12% unemployed, and 33% not in the labor force. Overall, the percentage of the population who were employed within each Latino national group was above 34% across the 19-year period examined, with the exception of Cubans in 2009. Compared to data in 1990, the percentage of the population employed in 2009 within each Latino subgroup increased, with the exception of Cubans. Figure 20 shows that Mexicans had the highest percentage of people age 16 to 60 employed in 2009, with 62% of its population employed, followed by 61% of all Dominicans, 60% of all Ecuadorians, 39% of all Puerto Ricans, and 4% of all Cubans. As indicated before, Cubans represented the smallest Latino segment in the district and had the second lowest median age family income reported and the highest median age, suggesting that a greater proportion of Cubans in this district may be individuals who have retired.

Figure 19  
Percent of the Population Employed in the Bronx Community District 5  
Age 16-60 by Latino Nationality, 1990-2009



### Foreign-Born and Domestic-Born Latinos

Overall, the percentage of foreign-born Latinos in the Bronx’s Community District 5 increased slightly between 1990 and 2009. In 2009, approximately 48% of all Latinos in this district were foreign-born compared to 31% in 1990. (See Figure 20). As indicated in Figure 21, among some Latinos national groups the percentage of foreign-born, however, decreased since 1990. In 1990, over 76% of the Mexican population was foreign-born, whereas in 2009 the percentage of foreign-born Mexicans decreased to 57% despite a seven-fold increase in the population of Honduran descent. Among the Dominican population 72% was foreign-born in 2009 compared to approximately 69% in 1990 even though this population more than doubled over the 19-year period examined, becoming the most numerous Latino subgroup in the district. The same is true for Cubans whose foreign-born population decreased from approximately 53% in 1990 to 33.5% in 2009 while the number of Cubans in the district increased. These data suggest that the increase in the percentage of foreign-born Latinos as a whole in this district is mainly due to an influx of foreign-born Latinos from other Latino nationalities and not due to an influx of foreign-born Latinos from those representing the most numerous Latino national groups in the community. In addition, Figure 22 shows that the percentage of domestic-born Latinos among each of the major Latino national groups represented in this district increased since 1990, suggesting that the overall decrease in the percentage of domestic-born Latinos as a whole in this district is mainly due to domestic-born individuals from other subgroups migrating to other districts. Additionally, in 2009 about 27% of all Puerto Ricans living in the district were born in Puerto Rico, compared to 45% in 1990. This is slightly less compared to the rate (30%) found city-wide.

Figure 20  
Percent of Domestic-Born and Foreign-Born Latinos  
in the Bronx Community District 5, 1990-2009

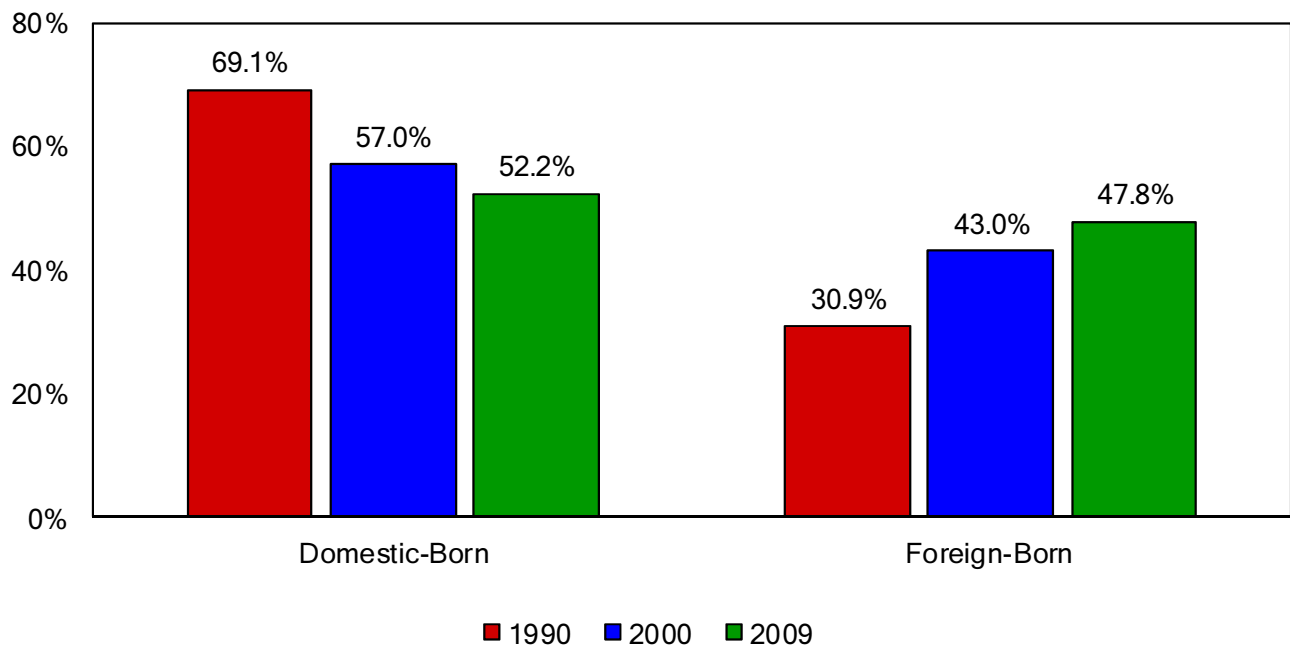


Figure 21  
Percent of Foreign-Born Latinos in the Bronx Community District 5, 1990-2009

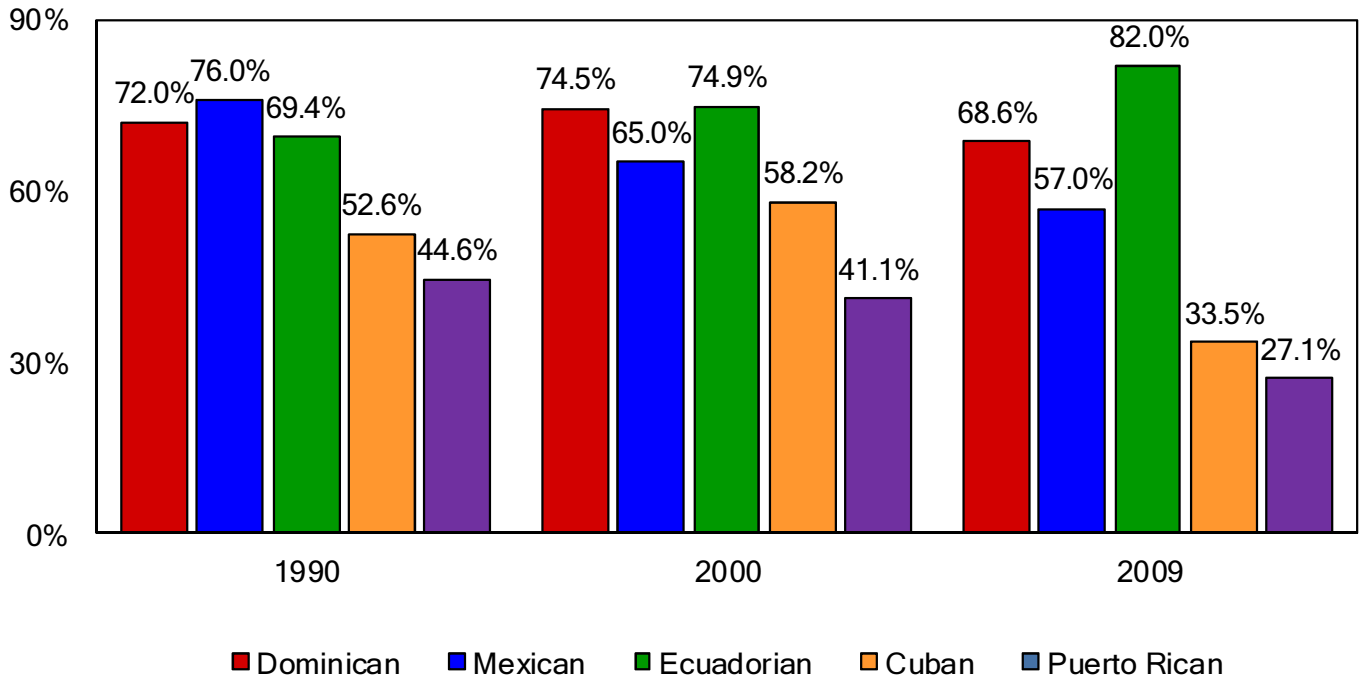
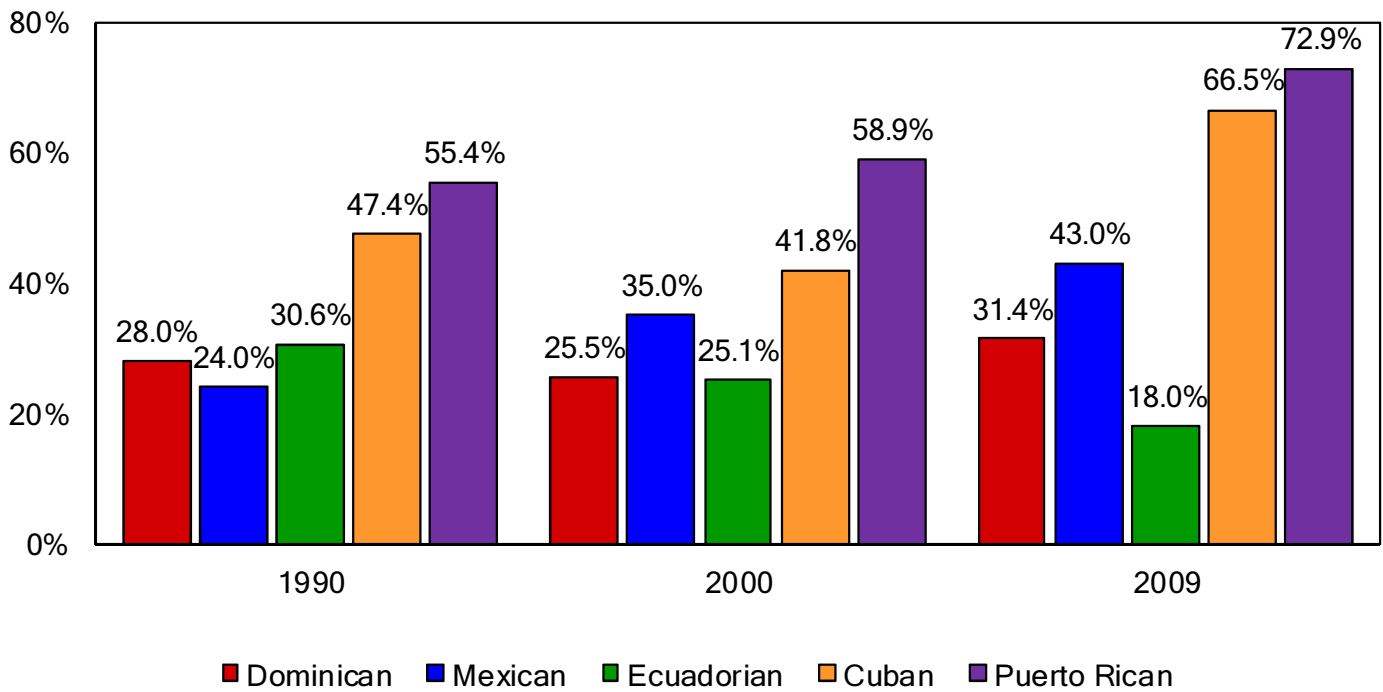


Figure 22  
Percent of Domestic-Born Latinos in the Bronx Community District 5, 1990-2009



Citizenship and the Electorate

The percentage of foreign-born Latinos age 18 and over increased since 1990 in this community district. In 2009, approximately 65% of all Latinos in the Bronx’s Community District 5 were foreign-born compared to 42% in 1990. (See Figure 23). Among the foreign-born population, approximately 33% were naturalized citizens in 2009, a significant increase since 1990.

Between years 1990 and 2009, the percentage of foreign-born naturalized citizens age 18 and older among the various Latino subgroups in this community district differed significantly ranging from 9% to 75%. (See Figure 24). In 2009, Cubans had the largest percentage of foreign-born naturalized citizens (75%), followed by Dominicans (34%), and Ecuadorians (28%). The percentage of foreign-born naturalized citizens age 18 and older among the Mexican population decreased from 14% in 1990 to 9% 2009. These data indicates that Mexicans living in the district were probably recent migrants.

Figure 25 shows that the percentage of domestic-born Latinos age 18 and over among the major Latino national groups increased since 1990 as well. These data suggest that the overall decrease in the percentage of domestic-born Latinos age 18 and over in this district as a whole is mainly due to domestic-born adults from other Latino subgroups migrating to other districts. As the percentage of domestic-born Latinos and foreign-born naturalized citizens age 18 and over increased, the percentage of non-citizens age 18 and over decreased. Nevertheless, in 2009 over two-thirds of all Latino adults were non-citizens. (See Figure 25). In 2009, Mexicans had the largest proportion of non-citizens (84%), followed by Ecuadorians (72%), Dominicans (65%), and lastly Cubans (26%).

Figure 23  
Percent of Domestic-Born and Foreign-Born Latinos Age 18 and Above  
in the Bronx Community District 5, 1990-2009

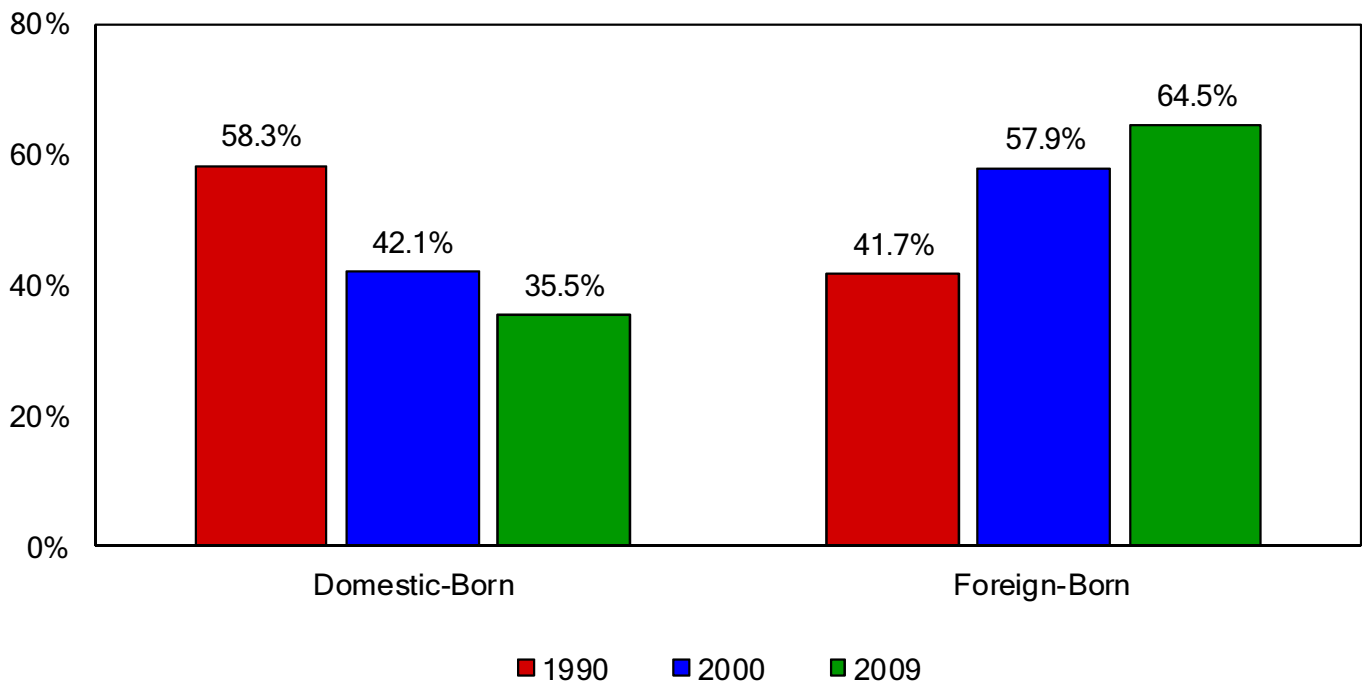


Figure 24  
 Foreign-Born Naturalized Citizens Age 18 and Older in the Bronx  
 Community District 5 as a Percent of the Foreign-Born Latino  
 Population Age 18 and Older, 1990-2009

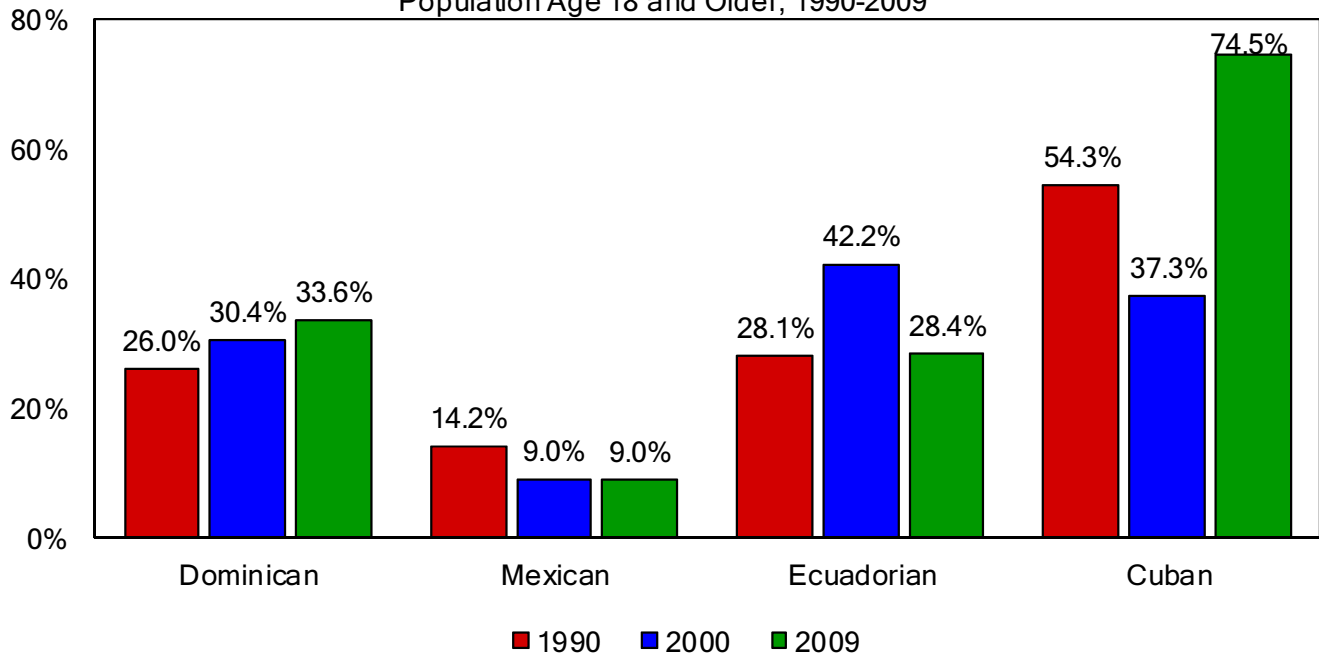
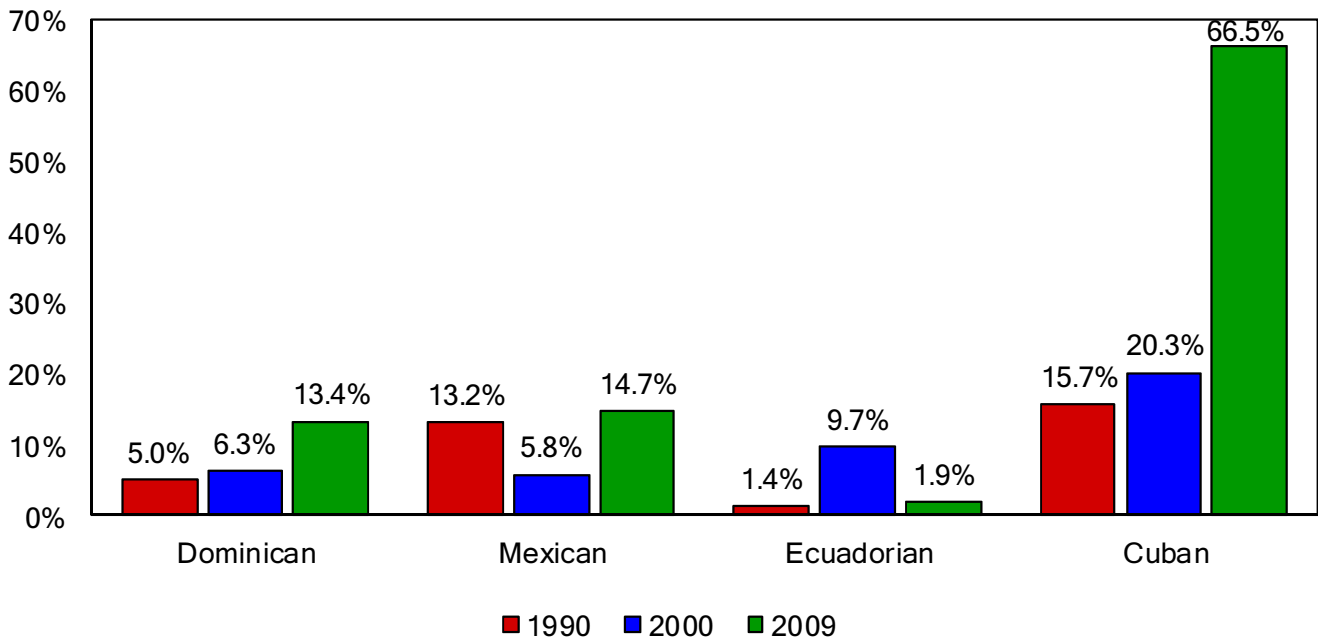


Figure 25  
 Domestic-Born Latinos Age 18 and Older in the Bronx Community District 5  
 as a Percent of the Latino Population Age 18 and Older, 1990-2009



### Concluding Highlights

The data analyzed in this report allow the following conclusions:

- Dominicans are the largest Latino subgroup in the Bronx's Community District 5, accounting for a proximately 35% of the total population and 52% of the Latino population in the district in 2009.
- Latinos in the Bronx's Community District 5, as a group, tend to be younger than most racial/ethnic groups, with a mean age of 25 years.
- Among the major racial/ethnic groups, Latinos have the second lowest homeownership rate in the district (3.2%), after Asians (<1%).
- The annual median family and household incomes of the majority of the residents in the Bronx's Community District 5 have increased since 1990, but not significantly. In 2009, Asians had the largest median incomes (\$140,800). Among Latinos, Ecuadorians had the largest median family income (\$44,000) and Mexicans had the largest median household income (\$64,800).
- Educational attainment levels differed significantly among the major racial/ethnic groups, with Asians achieving significantly higher educational attainment levels over all other racial/ethnic groups. Latinos had the lowest percentage of individuals with a Bachelor's or higher degree (7.3%). Among Latinos, Dominicans had the highest percentage of people 25 years and older who had a B.A. or higher degree (8.1%).
- Within the overall population a greater percentage of males 25 years and older had earned a B.A. or higher degree compared to females, whereas within the Latino population there were similar proportions of males and females 25 years and older had earned a B.A. or higher degree, both at approximately 4.5%.
- In the total population, the percentage of people employed as well as unemployed has increased slightly since 1990, while the percentage of people not in the labor force has decreased. The percentage of employed Latinos is comparable to that of the general population at about 55%. In 2009, Cubans had the lowest percentage of people age 16-60 employed (4.3%), while Mexicans had the greatest percentage of people age 16-60 employed (62%).
- The percentage of foreign-born Latinos in the Bronx's Community District 5 has risen since 1990, suggesting an increase in immigration.
- The percentage of Latinos age 18 and older who are foreign-born naturalized citizens has increased since 1990. Among Latinos, Cubans had the largest percentage of foreign-born naturalized citizens (74.5%), while Mexicans had the lowest percentage of foreign-born naturalized citizens (9%).